

Your City, Your Park, Your Future!

Boys Ranch Park – Phase Next

- *Park and Multi-Generational Center

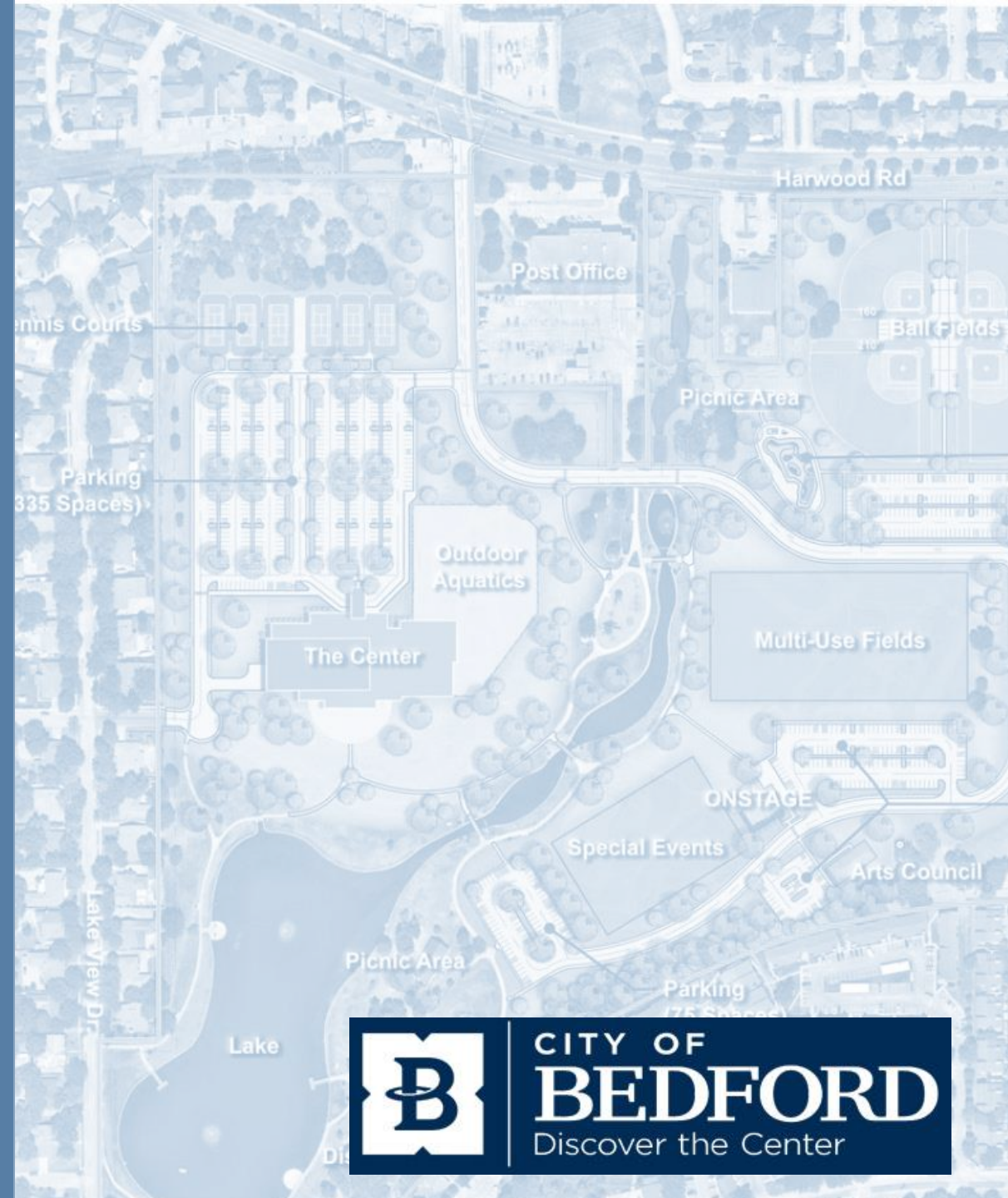
- *Arts & Entertainment Center Study

PUBLIC MEETING

January 31, 2019



OWT ARCHITECTS



Presentation Agenda

- Introduction of Team
- Project Overview
- Process & Timeline
- Demographic Review
- Trends in Recreation, Aquatic and Senior Facilities
- Questions & Answers
- Visioning Exercise

Presentation – 30 min.

Q&A – 30 min.

Visioning Exercise – 60 min.

Project Team





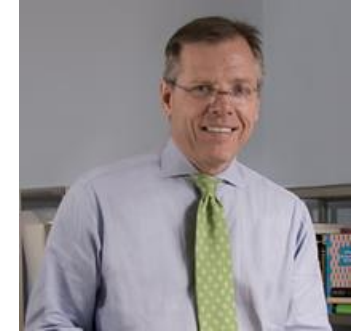
Lenny Hughes, PLA



Stephen Crawford, PE



Michael Svetz



Duncan Webb, CMC



Jim Tharp, AIA NCARB



Richard Williams, AIA
LEED AP



Robbie Hazelbaker



Claude Rogers

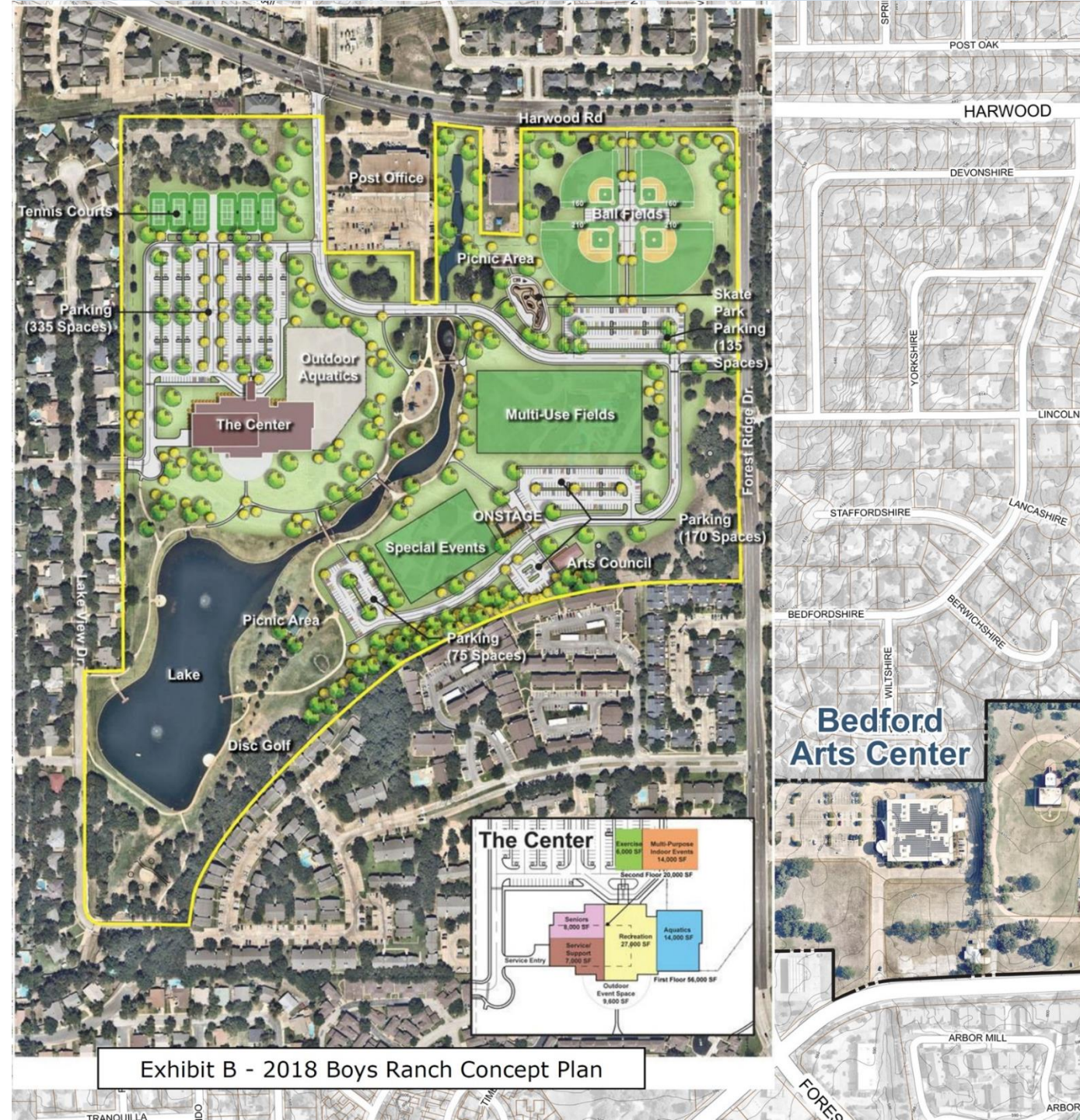
Project Overview



Overall Site

Review overall site plan (Approved Sept. 2018)

- Baseball/Softball Fields (parking)
- Multi-use Fields and Special Events Area
- Multi-gen. Recreation Center, Aquatics and Parking



Project Phasing

Phase A

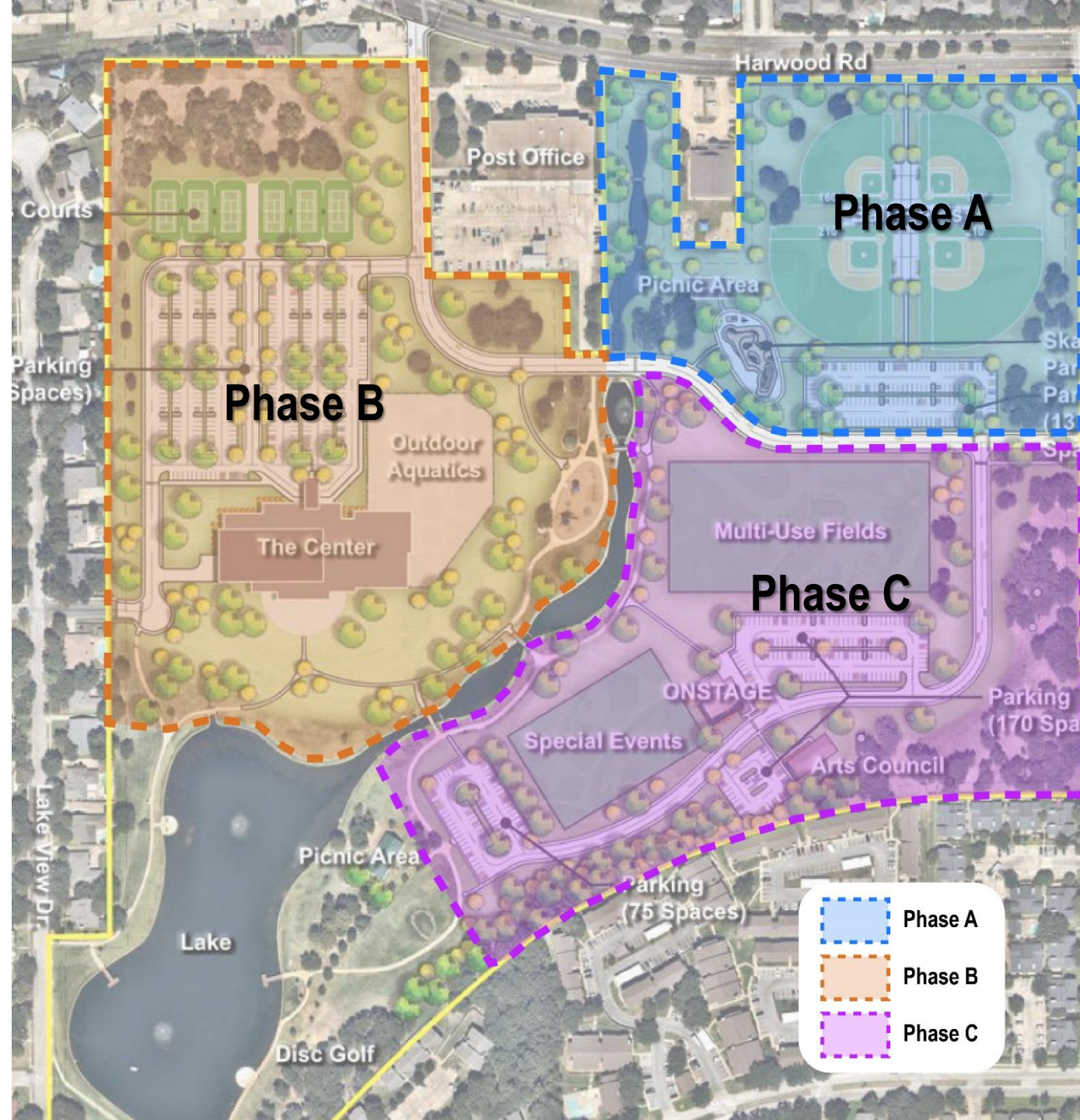
- Mass Grading / Demo
- Build Baseball/Softball (4) Plex & Parking (Northeast Corner)

Phase B

- Demo existing Ballfields/Parking/Roads
- Build Multi-gen Recreation Center & Aquatics and Site/Roadway #1 (West side)

Phase C

- Demo Exist. BRAC, Splash, Senior Center, Roads and Parking
- Build Special Use / Multi-use Fields, Roadway #2 and Parking (East side)



Process & Timeline



Process: Data Gathering & User Input

RECREATION:

- Data Collection
- Kickoff Meeting
- Demographic Analysis
- Interviews (Key Leadership, Stakeholder / Focus Groups)
- Public Meetings
- Service Provider Gap analysis
- Market Definition
- Electronic Survey

ART & ENTERTAINMENT CENTER:

- Materials Review
- Market Analysis/Trends
- Regional Facility Analysis
- Meet with/survey Stakeholders / Focus Groups
- Partnership Opportunities
- Benefits + Impacts

VISIONING / BRANDING:

- Interviews with Key Leadership
- Public Input: Comment cards, Survey
- Review findings
- Proposed name, graphics, will be developed and presented later with the conceptual design of the facility.

Process Overview

KEY LEADERSHIP MEETINGS

- Park Staff
- Recreation staff
- Senior staff
- Aquatics staff
- Maintenance staff

FOCUS GROUP / STAKEHOLDER MEETINGS

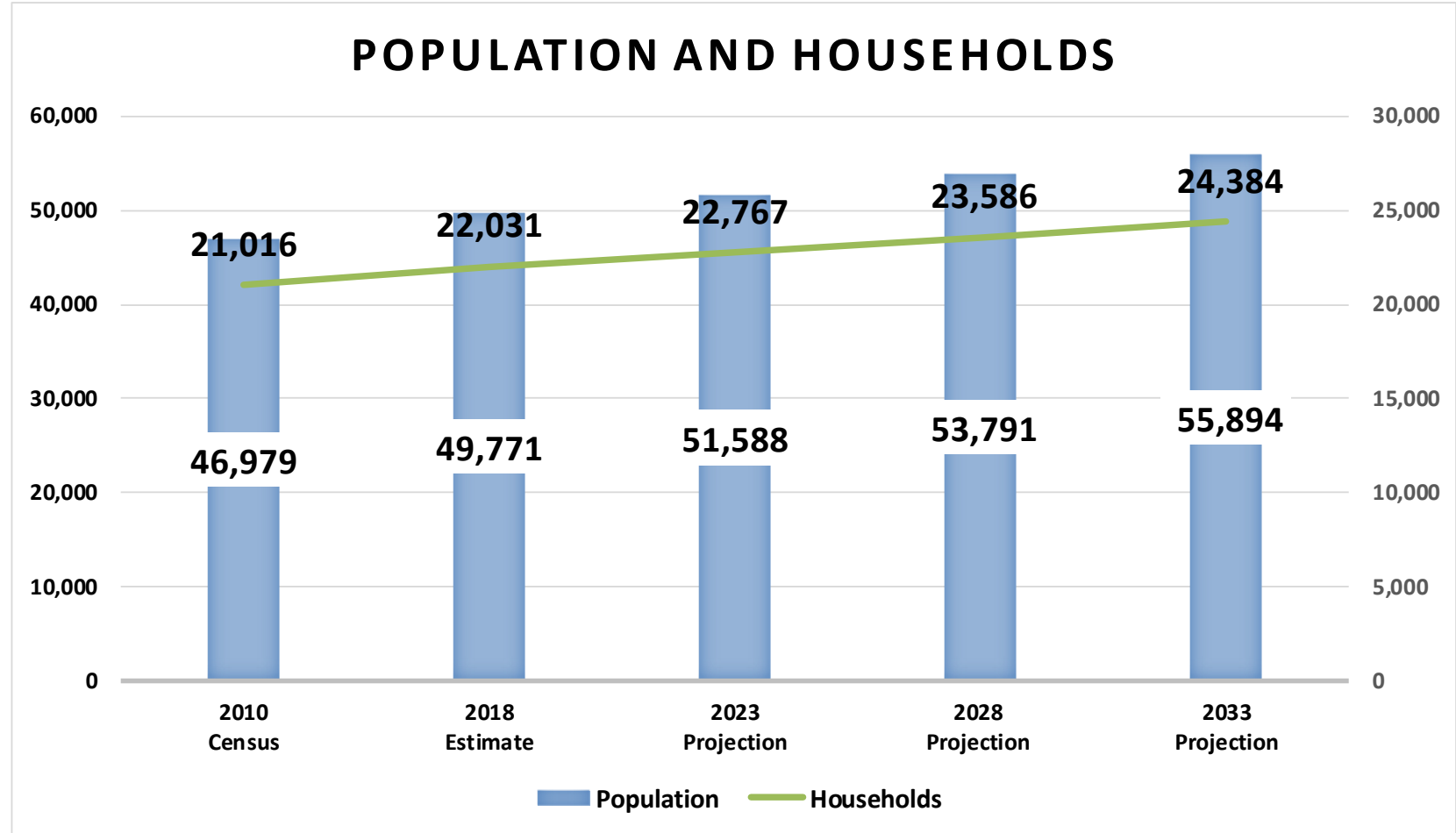
- Arts/Music programming
- Arts council/community
- Contract instructors
- Seniors
- Other department staff
- Heritage
- Cultural Commission
- Park Board
- Beautification Commission
- Sports Leagues
- Schools/Civic Groups

Demographic Review



What Will Bedford Look Like?

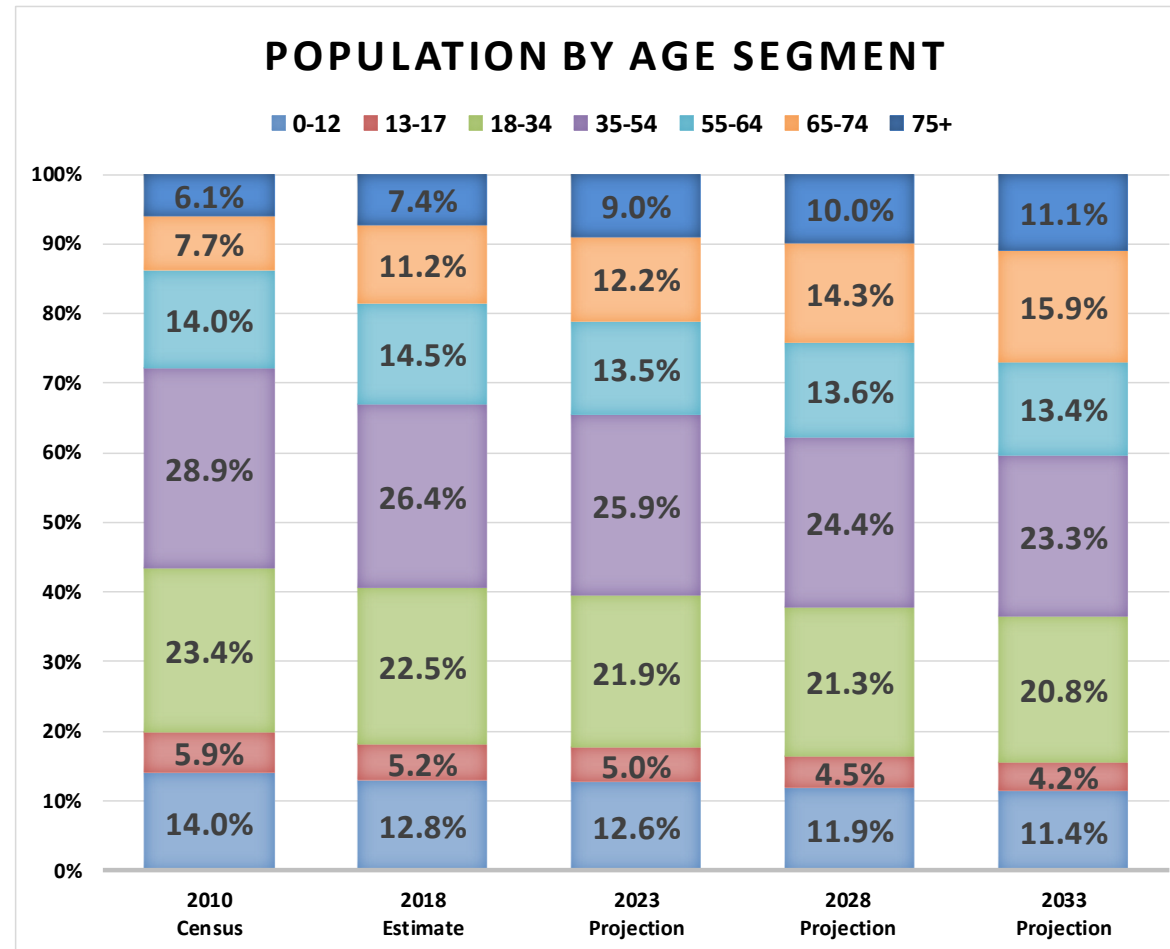
Bedford's population is expected to grow at U.S. annual rate, 0.8%, over the next 15 years



SOURCE: ENVIRONMENTAL SYSTEMS RESOURCE INSTITUTE

What Will Bedford Look Like?

It is projected that 40% of Bedford's population will be of the age 55+ and 15.6% of the population will be 0-17 by 2023.

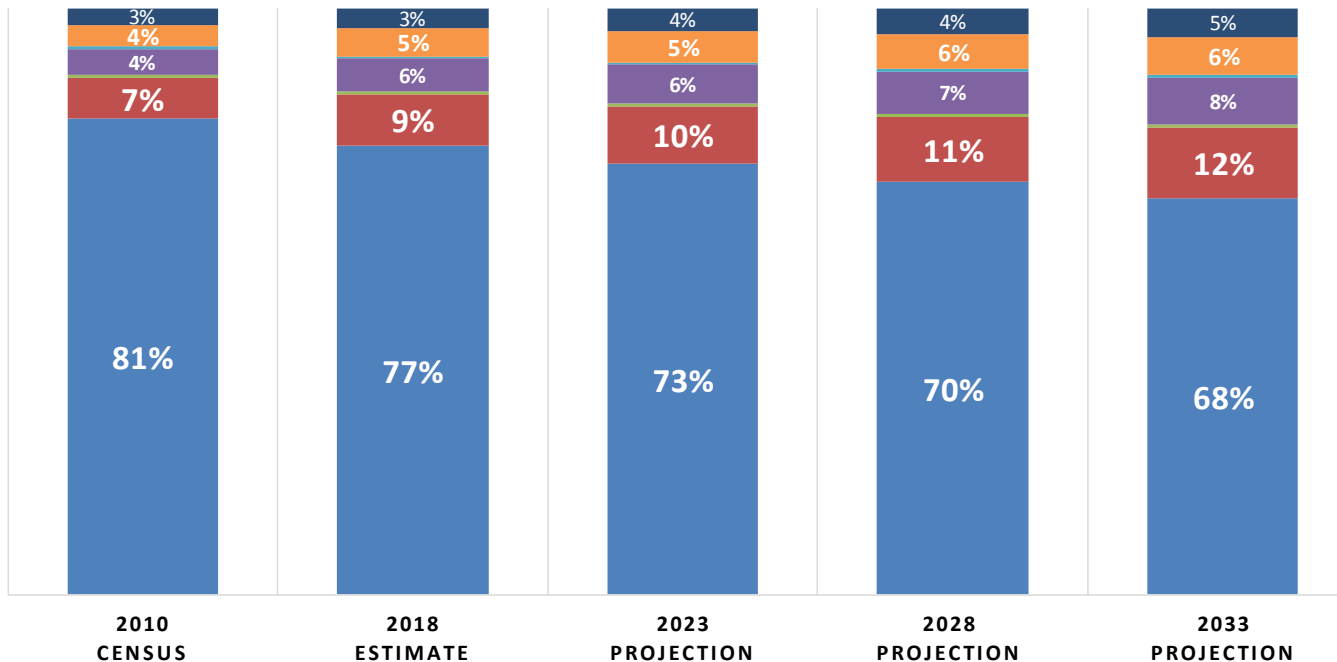


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What Will Bedford Look Like?

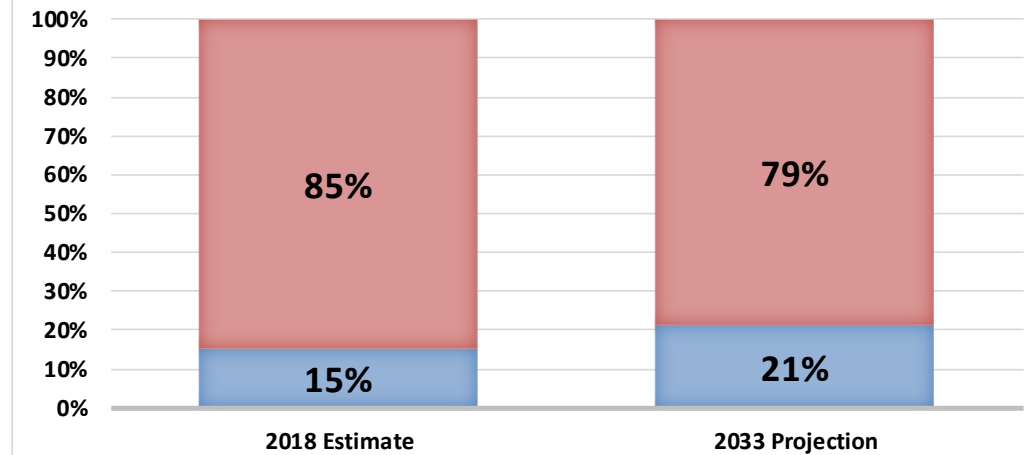
POPULATION BY RACE

■ White Alone ■ Black Alone ■ American Indian ■ Asian ■ Pacific Islander ■ Some Other Race ■ Two or More Races



HISPANIC POPULATION

■ Hispanic / Latino Origin (any race) ■ All Others

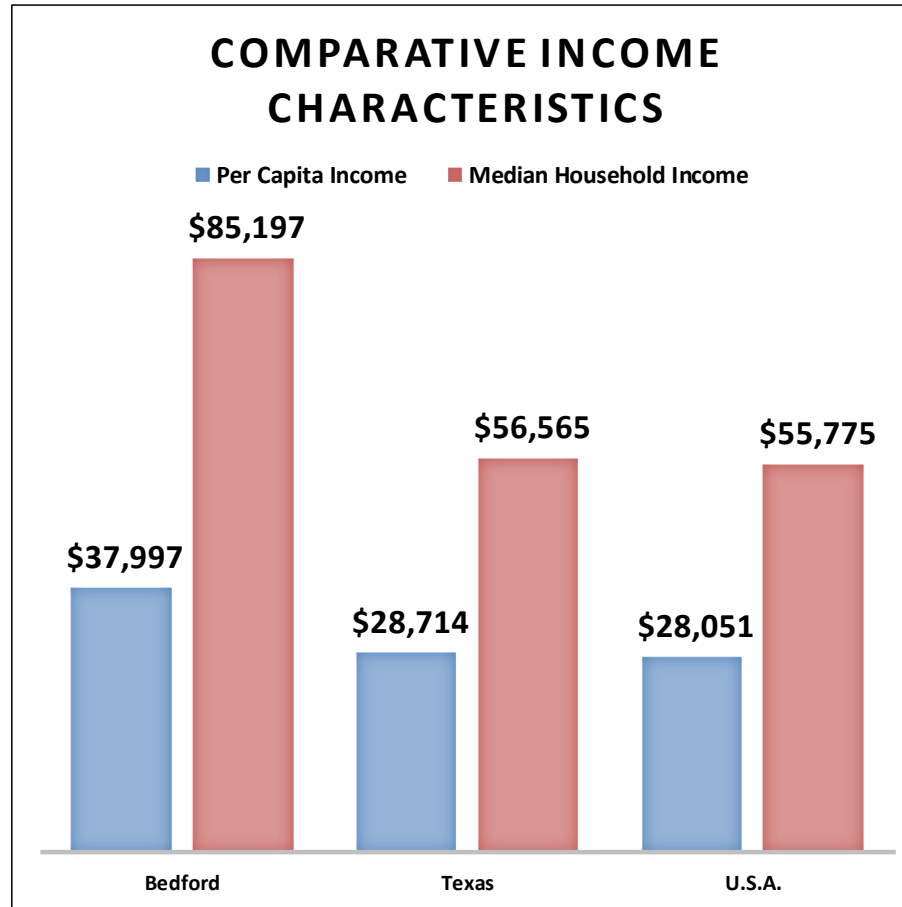


SOURCE: ENVIRONMENTAL SYSTEMS RESOURCE INSTITUTE

Slightly diversifying, but the population will remain predominately White Alone over the next 15 years. It is projected that 1 in 5 people will be of Hispanic origin.

What Will Bedford Look Like?

Generally, the community is more affluent than the state of Texas and the U.S. as a whole



SOURCE: ENVIRONMENTAL SYSTEMS RESOURCE INSTITUTE

Multi-Generational

- Inclusive / Integrated
- Serves broader demographic
- Gives taxpayers most value
 - Construction cost
 - Operations cost
 - Programming
- Best utilization of facility



Wellness

- Social Connectedness
- Nutrition
- Meditation/Quiet Zones (Mindfulness)
- Fresh Air
- Health Checks



Flexible Exercise Rooms

- Provide flexible environment capable of adapting to changing fitness and exercise programs
 - Zumba, Yoga, Tai Chi, Jazzercise



Fitness Zones

- Provide defined areas for different fitness users



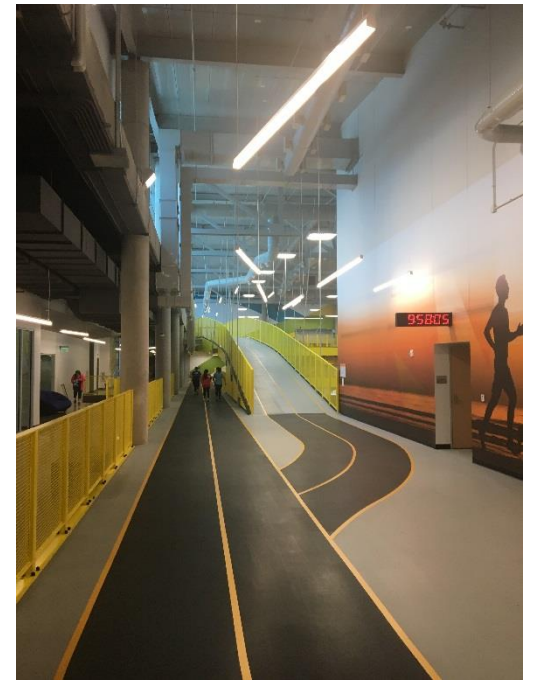
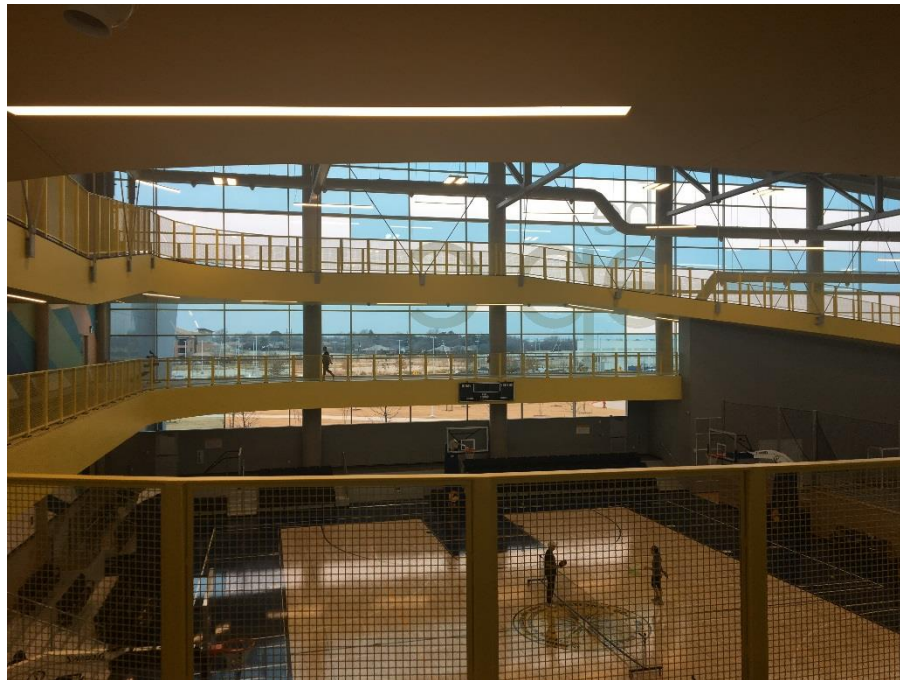
Fitness “On-Demand”

- Technology to allow users to experience fitness class on demand



Cross Training

- Indoor and outdoor space
- Adventure track



Outdoor Exercise/Training

- Extend fitness offerings outdoors
- Maximize space
- Cross-training
- Shade
- Air Movement



Youth Fitness

- Use technology to encourage activity in youth



Meeting Space

- Function as standalone conference center
- Less institutional
- More “hotel-like” suitable for receptions and business gatherings
 - Pre-function space
 - Lighting
 - Back of House access



Multiple User Options

- Designed in the Space Available
- Serving Multiple Ages at Different times of the day
- Interesting Shapes to Keep the User Experience exciting and fun with your Friends



Lap Swim

- Typically Four Lanes
- Depths Appropriate for Lap Swim, Exercise Classes, Learn To Swim
- Serving Multiple Needs and Ages at Different times of the day
- Options to Offer Diving as well in Deeper Water



Multifunctional Activity Pool

- Important Area for Exercise for Different Ages at Different Times of the day
- Depths Appropriate for Waist to Chest High Water
- Floor Sloped from Front to Back vs End to End to Accommodate all Heights
- Excellent Area for Learn To Swim Classes



Hot Tub and Spas

- For Relaxation or Therapy
- Usually Located Close to the Locker rooms
- Excellent Social Activity



Indoor Water Slides

- Custom Courses
- Custom Rides
- Flumes that Can fit any Color Scheme
- Corrosion Resistant Paint



Customized Décor

- Combining Architecture and Rock Work to create an adventure for the user
- Provides for a Unique Experience for the User Every Visit



Outdoor Lazy River

- 10' to 12' Width
- Inner Tube Capable
- Water Features Like Rain, Water Falls and other Watertainment opportunities Available.
- Variety of Lengths
- Options to Expand in the Future



Water Walks / Play Structures

- Challenging
- Different Experience each time
- Variety of Lengths
- Great for Socializing
- Spectator activity
- Excellent Birthday activity for Multiple ages



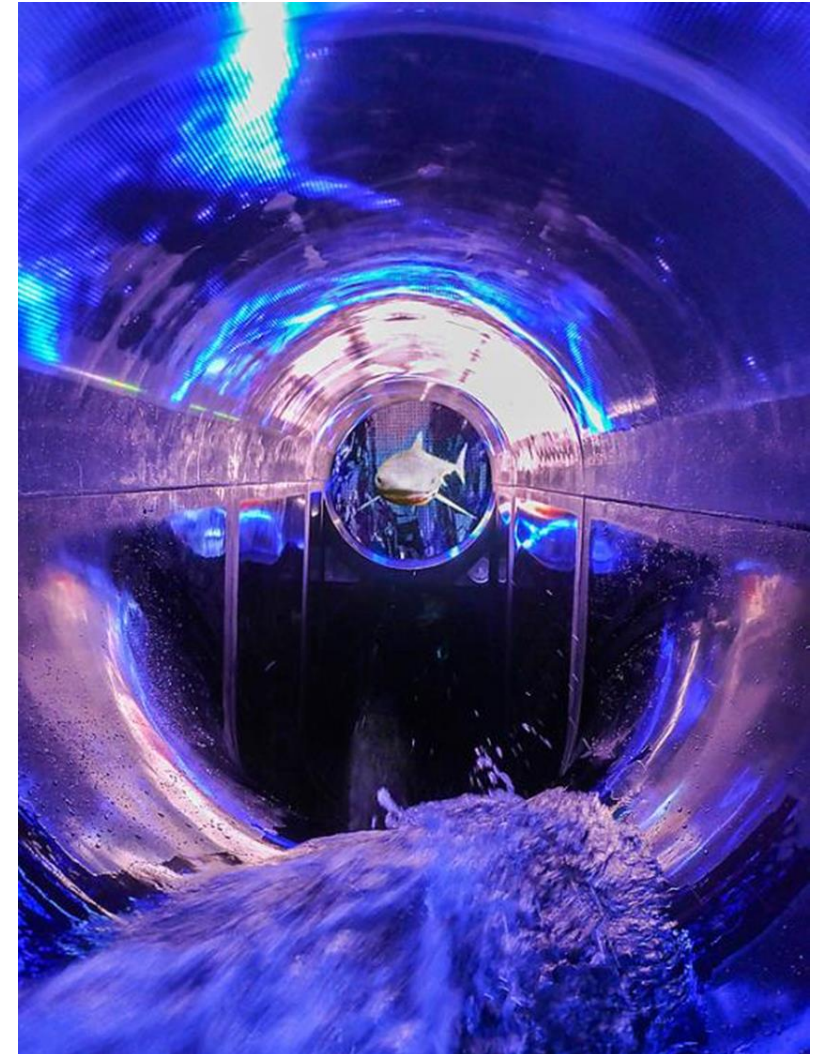
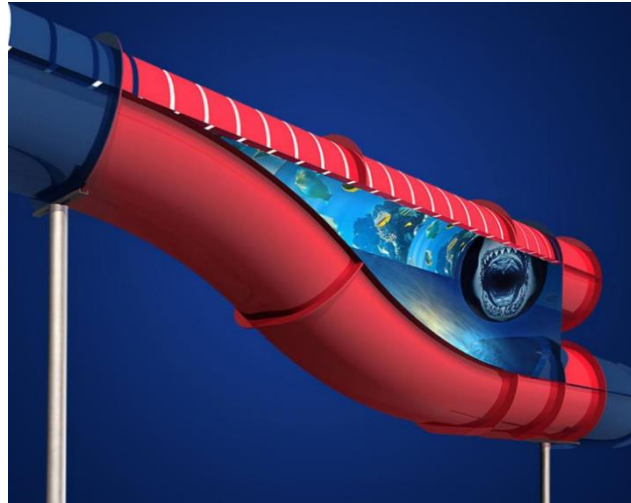
Flume Slides

- Open or Closed Flumes
- Runouts or Plunge in the Lazy River
- Features such as like Translucent Bands
- Translucent sections



“Illusion” Slides

- Themes Outer Space, Shark Attack, Special Effects and Illusions



Sample Outdoor Family Aquatic Center

- Zero Depth Entry
- Shallow Water Play Feature
- Current Channel
- Lap Lanes
- Water Slides/ Current Channel
- Emphasis on Shade
- Expandable in the Future



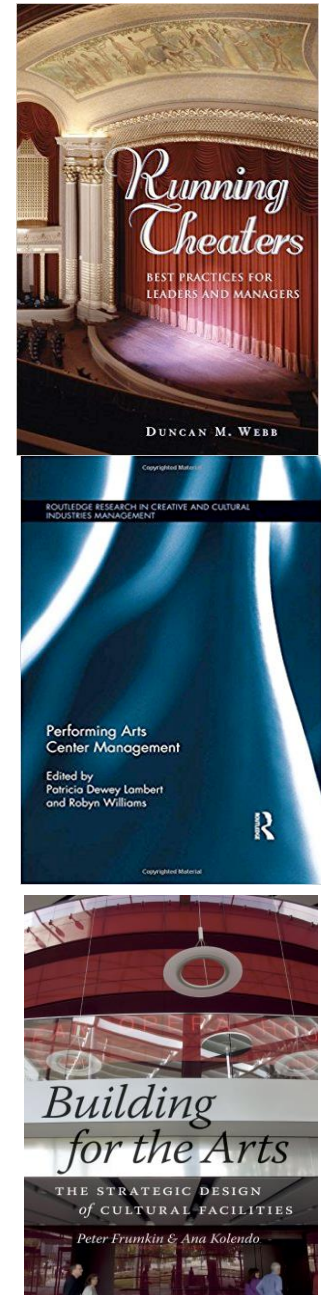
Arts & Entertainment



Making the Case for an Arts and Entertainment Center

The case for such a facility depends on:

- Is there additional capacity and propensity in the market that will bring audiences to the center?
- What is the level and nature of demand on the part of potential facility users, and does that demand suggest a busy arts and entertainment center?
- What existing facilities serve the market area, and how might this project fill the gaps in that inventory?
- From a broader perspective, how might the project advance community goals in areas such as economic development, cultural tourism and quality of life?



Visioning Exercise



Public Meeting Exercise

Please visit each of the boards around the room to provide input on your priorities for:

- Outdoor Park Amenities
- Indoor Aquatic Facilities
- Outdoor Aquatic Facilities
- Indoor Recreation Facilities
- Arts & Entertainment Facilities
- Vision & Branding - Questions

